



MINUTES
OCONEE COUNTY COUNCIL MEETING
Regular Meeting
August 19, 2014

MEMBERS, OCONEE COUNTY COUNCIL
Mr. Joel Thrift, District IV, Council Chairman
Mr. Paul Corbeil, District I, Vice Chairman
Mr. Wayne McCall, District II, Chairman Pro Tem
Mr. Paul Cain, District III
Mr. Reg Dexter, District V

Oconee County Council met at 6:00 PM in Council Chambers, 415 South Pine Street, Walhalla, SC with all Council Members [except Mr. Dexter], County Administrator Scott Moulder, County Attorney Thomas Martin and Clerk to Council Elizabeth G. Hulse present.

Press: Pursuant to the Freedom of Information Act, notice of the meeting, date, time, place of meeting and agenda were posted on the bulletin board at the County Administrative Offices, 415 South Pine Street, Walhalla, SC, and the County Council website [www.oconeese.com/council]. In addition it was made available [upon request] to the newspapers, radio stations, television stations and concerned citizens.

Members of the press present: Ray Chandler/Anderson Independent and Steven Bradley/The Daily Journal

Call to Order:

Mr. Thrift called the meeting to order at 6:00 p.m.

Public Comment Session / Agenda Action Items Only:

Mr. C. W. Richards addressed Council voicing concerns with the Broadband Project FOCUS stating that money is being spent unwisely.

Ms. Susie Cornelius addressed Council voicing concerns with the Broadband Project FOCUS.

County Council Response to Public Comment:

Mr. Corbeil noted that he too had concerns regarding the Broadband Project Focus; stating that he was aware of connectivity issues in some parts of the county.

Mr. Thrift stated that he understood the frustration of Mr. Moulder, staff and members of the public but he noted that this project is taking more time than originally planned and reassured the public that staff are working diligently to complete the project.

Moment of Silence

Mr. Thrift asked that everyone to please keep Chief Bobby Williams' [County Hazmat Team] family and friends in their thoughts and prayers upon his passing earlier this week. *{see copy of PowerPoint slide filed with these minutes}*

Invocation by County Council Chaplain:

Mr. Tom Martin, County Council Chaplain, gave the invocation.

Pledge of Allegiance:

Mr. Cain led the Pledge of Allegiance to the Flag of the United States of America.

Approval of Minutes:

Mr. Corbeil made a motion, seconded by Mr. Cain, approved 4 – 0, to approve the minutes from the July 14, 2014 special called meeting as presented.

Mr. Corbeil made a motion, seconded by Mr. Cain, approved 4 – 0, to approve the minutes from the July 15, 2014 regular meeting as presented.

Presentations to Council by Outside Organizations

Ten At The Top / Mr. Dean Hybl, Executive Director

Mr. Hybl addressed Council utilizing a PowerPoint presentation [copy filed with these minutes] and several handouts [copies filed with these minutes] highlighting the organizations goals, accomplishments and ongoing activities.

Administrator's Report & Agenda Summary

Mr. Moulder briefly reviewed with Council and for the public's benefit specifics related to the following matters before Council at this meeting:

- Second Readings: 2014-11
- First Reading for Ordinances: 2014-16, 2014-19, 2014-21 [all in title only]
- Discussion Items
- Board/Commission Appointments
- Executive Session *[for the purpose of discussing an Economic Development matter, several contractual matters, a pending litigation matter and a potential litigation matters]*

Mr. Moulder requested that the agenda be amended to add two additional Economic Development matters to the Executive Session at the appropriate time.

Third & Final Reading of the Following Ordinances

[None at this meeting]

Second Reading of the Following Ordinances

Ordinance 2014-11 "AN ORDINANCE TO AMEND CHAPTER 38 "ZONING" OF THE OCONEE COUNTY CODE OF ORDINANCES, INCLUDING ALL ZONING MAPS INCORPORATED THEREIN AND THEREBY, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY; AND OTHER MATTERS RELATED THERETO" *[2014 SUB01]*

Mr. McCall made a motion, seconded by Mr. Cain, to approve **Ordinances 2014-11** on second reading. Discussion followed.

Mr. Cain made a motion, seconded by Mr. McCall, approved 4 – 0 to amend **Ordinance 2014-11** to include parcel 099-00-01-002 as recommended by the Planning Commission.

Lengthy discussion followed regarding the applicants purpose for the rezoning request and the recent action by the Planning Commission to recommend to Council to amend the requirements for rezoning applications to include the reason for the request/intended purpose.

Mr. Thrift called for the vote. The motion passed 3 – 1 [Mr. Corbeil opposed] to approve **Ordinance 2014-11** on second reading as amended.

First Reading of the Following Ordinances

Ordinance 2014-16 *[in title only]* "AN ORDINANCE AMENDING THE OCONEE COUNTY CODE OF ORDINANCES, **ARTS AND HISTORICAL COMMISSION**; REVISING CHAPTER 2, ARTICLE IV, DIVISION 4, SECTIONS 321-326; AND OTHER MATTERS RELATED THERETO"

Mr. McCall made a motion, seconded by Mr. Cain, approved 4 – 0, to approve **Ordinances 2014-16** on first reading in title only.

Ordinance 2014-19 *[in title only]* “AN ORDINANCE AUTHORIZING THE CONVEYANCE OF CERTAIN REAL PROPERTY BY AND FROM OCONEE COUNTY, SOUTH CAROLINA; AND OTHER MATTERS RELATING THERETO”

Mr. Cain made a motion, seconded by Mr. McCall, approved 4 – 0, to approve **Ordinances 2014-19** on first reading in title only.

Ordinance 2014-21 *[in title only]* “AN ORDINANCE AUTHORIZING THE CONVEYANCE OF CERTAIN REAL PROPERTY BY AND FROM OCONEE COUNTY, SOUTH CAROLINA; AND OTHER MATTERS RELATING THERETO”

Mr. Cain made a motion, seconded by Mr. Corbeil, approved 4 – 0, to approve **Ordinances 2014-21** on first reading in title only.

Discussion Regarding Action Items:

Mr. Moulder addressed Council regarding all Action Items listed below.

Purchase of 4 parcels / Airport Safety Issue / Not to exceed \$5,950

Mr. Corbeil made a motion, seconded by Mr. McCall, approved 4 – 0 to [1] approve the fee simple purchase of the four parcels of real property for a total cost of \$81,500 (\$72,000 for land and \$9,500 for legal and closing costs), with a total cost to the County of \$5,950, some or all of which may be paid by grant (see notes below), and [2] authorize the County Administrator to execute any sales agreement with land owner (Haiyan Lin) on behalf of Oconee County.

RFP 12-15 / Continuation of Construction Projects / Project FOCUS / \$200,000

Mr. Cain made a motion, seconded by Mr. Corbeil, to award this bid. Lengthy discussion followed. Mr. McCall voiced concerns regarding the length of time this project is taking and the expansion of the project.

Mr. Moulder outlined the initial scope of the project and the issues related with the ISP’s unwillingness to fund the final miles of the project. He stated that a one price fits all scenario won’t work due to the variables with each expansion to include topography, length from middle mile, density of end users, rock, etc. Mr. Moulder stated that our pricing is less than that being charged by the big companies citizens are familiar with advertising on TV. Lastly, he stated that he is working one on one with each provider to develop pricing to build in recouping the county’s cost for construction over a reasonable time period without creating a pricing structure that is cost prohibitive for the citizens.

Mr. Thrift called for the vote. The motion passed 4 – 0 to award for construction work relating to Broadband projects to GeoVision of Sylva, NC for a not-to-exceed amount of \$200,000 for FY 2014-2015.

ITB 14-01 / Road Paving 2014-2015 / \$579,581.70

Mr. McCall made a motion, seconded by Mr. Corbeil, approved 4 – 0 to (1) approve the Award of ITB 14-01, Road Paving 2014-2015 to Hubbard Paving & Grading, Inc., of Walhalla, SC, in the amount of \$526,892.45 plus contingency in the amount of \$52,689.25 for a total award of \$579,581.70. Staff also recommends Council (2) authorize the County Administrator to approve any change orders within the contingency amount.

Mauldin Mill Road Bridge / Roads & Bridges / \$55,375

Mr. McCall made a motion, seconded by Mr. Corbeil, approved 4 – 0 to approve the award of \$55,375.00 to Davis & Floyd, Inc., of Greenwood, SC for engineering services for the road and bridge design of Mauldin Mill Road over Richland Creek.

Goodyear Tires / State Contract / Vehicle Maintenance & Quarry / \$90,000 (Estimated)

Mr. Corbeil made a motion, seconded by Mr. McCall, approved 4 – 0 to (1) approve the purchase of Goodyear tires as needed from Super Service Tire & Alignment of Walhalla, SC for an estimated amount of \$90,000 for fiscal year 2014-15; and (2) allow the County Administrator to approve future purchases from state contract for the next five year period or through FY 2018-2019, as long as all purchases for Goodyear tires are in accordance with the State Contract award and amounts do not exceed amounts budgeted for tire purchases.

Old Business:

None at this meeting.

New Business:

None at this meeting.

Council Committee Reports

Real Estate, Facilities & Land Management Committee / Mr. Cain

Mr. Cain read from a prepared statement [copy filed with these minutes] outlining the activities of the Committee at their August 12, 2014 meeting.

Mr. Cain made a motion, seconded by Mr. McCall, approved 4 – 0 to [1] direct the administrator to work out detail for the donation of the Coroner’s Building on Short Street, Walhalla potentially to the Museum of the Cherokee and/or Patriots Hall, and [2] direct the Administrator to develop a draft policy regarding disposition of county owned buildings that are deemed of no use to the county.

Mr. Cain noted that a representative of the Oconee Courthouse Ventures, LLC. had contacted him via email after the committee meeting requesting a 4-6 month extension on the lease in order to get their funding in order.

Mr. Cain made a motion to extend Oconee Courthouse Ventures, LLC. lease agreement for 4-6 month to allow them to get their funding in order.

Mr. Corbeil made a motion to require from Oconee Courthouse Ventures, LLC a written financial plan document outlining specific funding commitments for the project for Council’s consideration and possible action at the September 16, 2014 Council meeting.

Lengthy discussion followed prior to a second.

Mr. Cain withdrew his motion.

Mr. Thrift requested action regarding the open motion on the table. Mr. McCall seconded Mr. Corbeil’s motion to require from Oconee Courthouse Ventures, LLC a written financial plan document outlining specific funding commitments for the project for Council’s consideration and possible action at the September 16, 2014 Council meeting. Mr. Thrift called for the vote; the motion passed 4 – 0.

Board/Commission Appointments

Board of Zoning Appeals

Mr. Cain noted that he had spoken with the current representative who has agreed to serve out his term through December 2014; therefore, this matter is deferred to first quarter 2015 for appointment.

Library Board

Mr. Thrift deferred this matter in order to solicit additional questionnaires to fill this seat.

Executive Session:

Mr. Corbeil made a motion, seconded by Mr. Cain, approved 4 – 0 to amend the purpose for Executive Session to include two additional Economic Development matters.

Mr. Cain made a motion, seconded by Mr. McCall, approved 4 – 0 to enter Executive Session for the purpose of discussing three Economic Development matters, several contractual matters, a pending litigation matter and a potential litigation matters.

Council entered Executive Session at 7:38 p.m.

Council returned from Executive Session at 8:50 p.m. on a motion by Mr. McCall, seconded by Mr. Corbeil, approved 4 – 0.

Mr. Thrift stated that no action was taken in Executive Session.

Public Comment Session Non Agenda Action Items:

Ms. Cornelius had signed up to speak however she had already left the meeting.

Council Member Comments:

None at this meeting.

Adjourn

Mr. Cain made a motion, approved unanimously 4 - 0, to adjourn at 8:51 p.m.

Respectfully Submitted:

Elizabeth G. Hulse
Clerk to Council